

2709 Highway 11e, Telford, TN 37690

\$384,500 · MLS #9995833 · brphomes.com/mls/9995833



TVR MLS

2,400
SQ FT

2016
YEAR BUILT

1.55
ACRES

Property Facts

Property Type: Commercial Sale

Status: Active

Year Built: 2016

Lot Acreage: 1.55

City Taxes: \$0

County Taxes: \$1,248.98

Description

High-Visibility Commercial Property on Hwy 11E
Position your business for success with this highly visible commercial property located along Hwy 11E, across from the Jonesborough Flea Market. Set in a pleasant country setting while still benefiting from over 19,700 vehicles passing daily, this property offers excellent exposure, easy access, and a rare blend of commercial visibility with rural character. Situated on approximately 1.55 acres, the property features a 2,400 square foot metal building designed for durability, functionality, and low maintenance. The site includes a spacious gravel parking area with ample room for customers, employees, equipment, or future business needs. Inside, the building offers attractive stained concrete floors with a protective polyurethane coating, providing both style and

durability for high-traffic use. A unique kitchen area adds character and convenience, featuring vintage metal Geneva cabinets, red Formica countertops, a refrigerator, and a stove/oven. The building is equipped with central air conditioning and a gas furnace, with propane supplied by a leased tank. Adding to the property's charm are a country-style front porch, a rear porch, and a deck that extends the rear outdoor entertaining space. These outdoor areas provide flexible space for customer interaction, display, employee use, or relaxed gatherings.

Additional flexibility is available behind the building, offering potential space to add a storage building, subject to buyer needs and applicable approvals. With strong visibility, easy access, room to grow, and a comfortable country-style setting, this property is well suited for retail, office, service-based businesses, showroom use, light commercial operations, or businesses needing additional storage potential. This is an excellent opportunity to establish or expand your business in a high-traffic commercial location along Hwy 11E. Schedule your showing today.

Features & Amenities

INTERIOR

Central Air • Central Heating • Clear Span • Free Standing • Handicap Access • Inside Storage • Propane Heating • Range • Refrigerator

EXTERIOR

Finished Lot(s) • Highway • Metal Roof • Metal Siding Exterior

OTHER

Deed Restrictions • Electricity Connected • Fee Simple • Office/Showroom • Professional/Office • Propane • Public Water • Recreation • Retail • Septic Tank Sewer • Single Phase • Traffic • Water Connected

Listing courtesy of TCI Group - Jerry Petzoldt Agency, LLC



SCAN TO VIEW ONLINE
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